

## *Planning Commission Minutes*

The City of Sturgis Planning Commission held a meeting on Tuesday, February 2, 2016 at 5:30 p.m. in the front conference room at Sturgis City Hall, 1040 Harley-Davidson Way, Sturgis SD.

Present: Commissioners Hughes, Treloar, Gerberding, Monahan and Norstegaard.  
City Council Liaison: Jason Anderson.  
Staff: Planning Coordinator and Code Enforcement Officer.

5:30 Call to order by Chairman Hughes  
Approval of January 5, 2016 minutes

### **1. Plat & Variance – Northgate Community Homes Lots 6R-9R of Block 7 of Hillview Subdivision.** RePlat to make lot line adjustments and a variance to frontage requirements.

Surveyor Shanon Vasknetz provided an overview of the work being done in the Northgate Community Homes area to clean up lot lines, rebuild fences and correctly identify lot lines.

Following discussion Commissioner Gerberding moved to approve the request for variances on lots 7, 8 and 9 of Block 7. 2<sup>nd</sup> by Norstegaard. All members present voting to approve the motion for recommendation to approve. Commissioner Gerberding moved to recommend approval of the plat as presented. 2<sup>nd</sup> was made by Norstegaard. All members voting to approve the motion and recommend approval of the plat.

### **2. Plat – Northgate Community Homes Lots 13R-17R of Block 7 of Hillview Subdivision.** RePlat for lot line adjustments.

Following review, Commissioner Gerberding moved to approve, 2<sup>nd</sup> by Monahan. All members voting Yes to the motion to recommend approval of the plat as presented.

At this time the Planning Commission held a discussion regarding adoption of the International Property Maintenance Code (IPMC). The Code Enforcement Officer gave an overview of the information within the IPMC and how its adoption by the City would affect the way in which he conducts inspections and other code enforcement related duties. Councilor Anderson explained that the City Council considered the possibility of adopting the IPMC in the past but other matters took precedence at that time. Commissioner Monahn moved to ask the City Council to consider officially adopting the IPMC and made amendments to Title 12 to clarify any conflicts that result from the IPMC language being added. 2<sup>nd</sup> by Gerberding. Yes=Hughes, Treloar, Gerberding and Monahan. Norstegaard abstained until he has a chance to read the document completely.

There were no other items brought before the Planning & Zoning Commission by the public.  
Meeting adjourned at 6:45.

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